

CH-784

1900

Home Place Property

Ripley vic.

Private

Erected circa 1900, the Home Place Property is one of a small handful of similar examples found in Charles County. Architecturally simplistic, the property reflects the overall conservative and economically stagnant economic and social climate after the Civil War. The Home Place Property is a 1 ½ story frame structure standing on an 89 acre parcel at the end of Home Place Drive near Ripley. The dwelling is characterized by its asymmetrical wall dormers and exposed rafters on both eave elevations.

Maryland Historical Trust

Maryland Inventory of Historic Properties Form

Inventory No. CH-784

1. Name of Property (indicate preferred name)

historic Home Place Property
other

2. Location

street and number end of Home Place Drive not for publication
city, town Ripley X vicinity
county Charles

3. Owner of Property (give names and mailing addresses of all owners)

name Omar E. and Ahmed Jamel Bouaichi
street and number 5855 Banning Place telephone 202-752-4597
city, town Burke state VA zip code 22015-3666

4. Location of Legal Description

courthouse, registry of deeds, etc. Charles County Courthouse tax map and parcel: 31/33
city, town La Plata liber 3737 folio 497

5. Primary Location of Additional Data

- ☐ Contributing Resource in National Register District
☐ Contributing Resource in Local Historic District
☐ Determined Eligible for the National Register/Maryland Register
☐ Determined Ineligible for the National Register/Maryland Register
☐ Recorded by HABS/HAER
☐ Historic Structure Report or Research Report
☐ Other

6. Classification

Category	Ownership	Current Function	Resource Count
<input type="checkbox"/> district	<input type="checkbox"/> public	<input type="checkbox"/> agriculture	Contributing Noncontributing
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> commerce/trade	3 2
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> defense	buildings
<input type="checkbox"/> site		<input type="checkbox"/> domestic	sites
<input type="checkbox"/> object		<input type="checkbox"/> education	structures
		<input type="checkbox"/> funerary	objects
		<input type="checkbox"/> government	3 X 2 X Total
		<input type="checkbox"/> health care	
		<input type="checkbox"/> industry	
		<input checked="" type="checkbox"/> vacant/not in use	Number of Contributing Resources previously listed in the Inventory
		<input type="checkbox"/> other:	0

7. Description

Inventory No. CH-784

Condition

<input type="checkbox"/> excellent	<input checked="" type="checkbox"/> deteriorated
<input type="checkbox"/> good	<input type="checkbox"/> ruins
<input type="checkbox"/> fair	<input type="checkbox"/> altered

Prepare both a one paragraph summary and a comprehensive description of the resource and its various elements as it exists today.

The Home Place Property is a 1 1/2 story frame structure standing on an 89 acre parcel at the end of Home Place Drive near Ripley. The dwelling is characterized by its asymmetrical wall dormers and exposed rafters on both eave elevations. The dwelling faces southwest and is covered in weatherboard siding over diagonal sheathing. The foundation is of poured concrete. Composition shingles cover the roof which is pierced with a chimney flue. A second exterior flue is attached to the east gable end. The southwest elevation includes a full length one-story enclosed porch and the northwest elevation has a 3/4 width shed addition. The house is sited near a treeline with open fields toward to the south and east. The property is bordered by a barbed wire and post fenceline on the north side of Home Place Drive. Outbuildings include a shed-roof chicken coop stands to the rear of the house, and a shallow-pitched pole barn to the east.

The principal elevation includes three asymmetrical wall dormers and first floor fenestration obscured by an enclosed porch. The east gable elevation includes a first and second story window opening to the left of the chimney flue as well as a first floor doorway to the right. The rear elevation includes four wall dormers which include original cedar shake shingles at the gable. The west elevation includes a door in the shed addition, a second-story window toward the front elevation, and a first floor window toward the rear shed. All windows are contemporary replacements. The interior was unavailable at the time of the survey.

8. Significance

Inventory No. CH-784

Period	Areas of Significance	Check and justify below			
<input type="checkbox"/> 1600-1699	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> health/medicine	<input type="checkbox"/> performing arts	
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> archeology	<input type="checkbox"/> education	<input type="checkbox"/> industry	<input type="checkbox"/> philosophy	
<input type="checkbox"/> 1800-1899	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> engineering	<input type="checkbox"/> invention	<input type="checkbox"/> politics/government	
<input checked="" type="checkbox"/> 1900-1999	<input type="checkbox"/> art	<input type="checkbox"/> entertainment/ recreation	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion	
<input type="checkbox"/> 2000-	<input type="checkbox"/> commerce	<input type="checkbox"/> ethnic heritage	<input type="checkbox"/> law	<input type="checkbox"/> science	
	<input type="checkbox"/> communications	<input type="checkbox"/> exploration/ settlement	<input type="checkbox"/> literature	<input type="checkbox"/> social history	
	<input type="checkbox"/> community planning		<input type="checkbox"/> maritime industry	<input type="checkbox"/> transportation	
	<input type="checkbox"/> conservation		<input type="checkbox"/> military	<input type="checkbox"/> other:	

Specific dates circa 1900

Architect/Builder unknown

Construction dates circa 1900

Evaluation for:

☐ National Register

☐ Maryland Register

☒ not evaluated

Prepare a one-paragraph summary statement of significance addressing applicable criteria, followed by a narrative discussion of the history of the resource and its context. (For compliance reports, complete evaluation on a DOE Form - see manual.)

Characterized by the prominent wall dormers and erected circa 1900, the Home Place Property is one of a small handful of similar examples found in Charles County. Architecturally simplistic, the property reflects the overall conservation and economically stagnant economic and social climate after the Civil War. Like other areas of the South, in Charles County the basis of the economy, slave labor, was gone. While planters continued to rely heavily on tobacco cultivation, slave labor was replaced with various systems of tenancy or wage labor. Due to dwindling profits, credit collapsed and many planters fell deep into debt. In addition, Federal taxes levied by the "carpet-bag" government threatened landowners with the loss of their land. This lack of capital made it difficult for farmers to branch out into other agricultural and commercial pursuits.

The post-war period also marked the end of large farms. In 1870 there were 545 farms in Charles County. By 1900 that number had more than tripled at 1900 farms. Farm size continually decreased as large farms, containing over 500 acres, were divided. The most dramatic increase was seen in the number of farms under fifty acres, which more than doubled between 361 farms in 1880 and 728 farms in 1920.

The turmoil of the Reconstruction era continued in Charles County well into the 20th century. Because of these economic difficulties, population growth in the county stagnated between 1860 and 1920. The general economic decline, and later, stagnation that followed the Civil War is evident in the census figures between 1860 and 1890. By 1890, the number of county residents was nearly 1,400 less than in 1860. With little industry or profitable agriculture drawing new residents to the county during the post-Civil War era, many young Charles County residents moved away as they reached maturity. This economic stagnation is largely reflected in what survives of the built environment. Domestic architecture remains simple and unpretentious until after World War II.

9. Major Bibliographical References

Inventory No. CH-784

10. Geographical Data

Acreage of surveyed property 89.50

Acreage of historical setting 89.50

Quadrangle name Port Tobacco

Quadrangle scale 1:24,000

Verbal boundary description and justification

The property is associated with Charles County Property Tax Map 31, Parcel 33.

11. Form Prepared By

name/title Cathy Hardy/Historic Sites Surveyor

organization Charles County Planning

date 11/13/2003

street and number 200 Baltimore Street

telephone 301-396-5815

city or town La Plata

state MD zip code 20646

The Maryland Inventory of Historic Properties was officially created by an Act of the Maryland Legislature to be found in the Annotated Code of Maryland, Article 41, Section 181 KA, 1974 supplement.

The survey and inventory are being prepared for information and record purposes only and do not constitute any infringement of individual property rights.

return to: Maryland Historical Trust
DHCD/DHCP
100 Community Place
Crownsville MD 21032
410-514-7600

MARYLAND INVENTORY OF HISTORIC PROPERTIES
CONTINUATION SHEET

Inventory No. CH-784

Section 9 Page 1

Home Place Property

name of property

Charles County, MD

county and state

Major Bibliographic References:

Brown, Jack D., et al. *Charles County, Maryland, A History*.
Charles County Bicentennial Committee, 1976.

Charles County Land Records, Charles County Courthouse, LaPlata, Maryland.

Hardy, Cathy Currey. "Phase III Final Report Charles County Historic Sites Survey."
Charles County Planning. July 2002.

KCI Technologies, Inc. *Draft--Historic Context For the U.S. 301 Southern Corridor
Transportation Study*. August 1996.

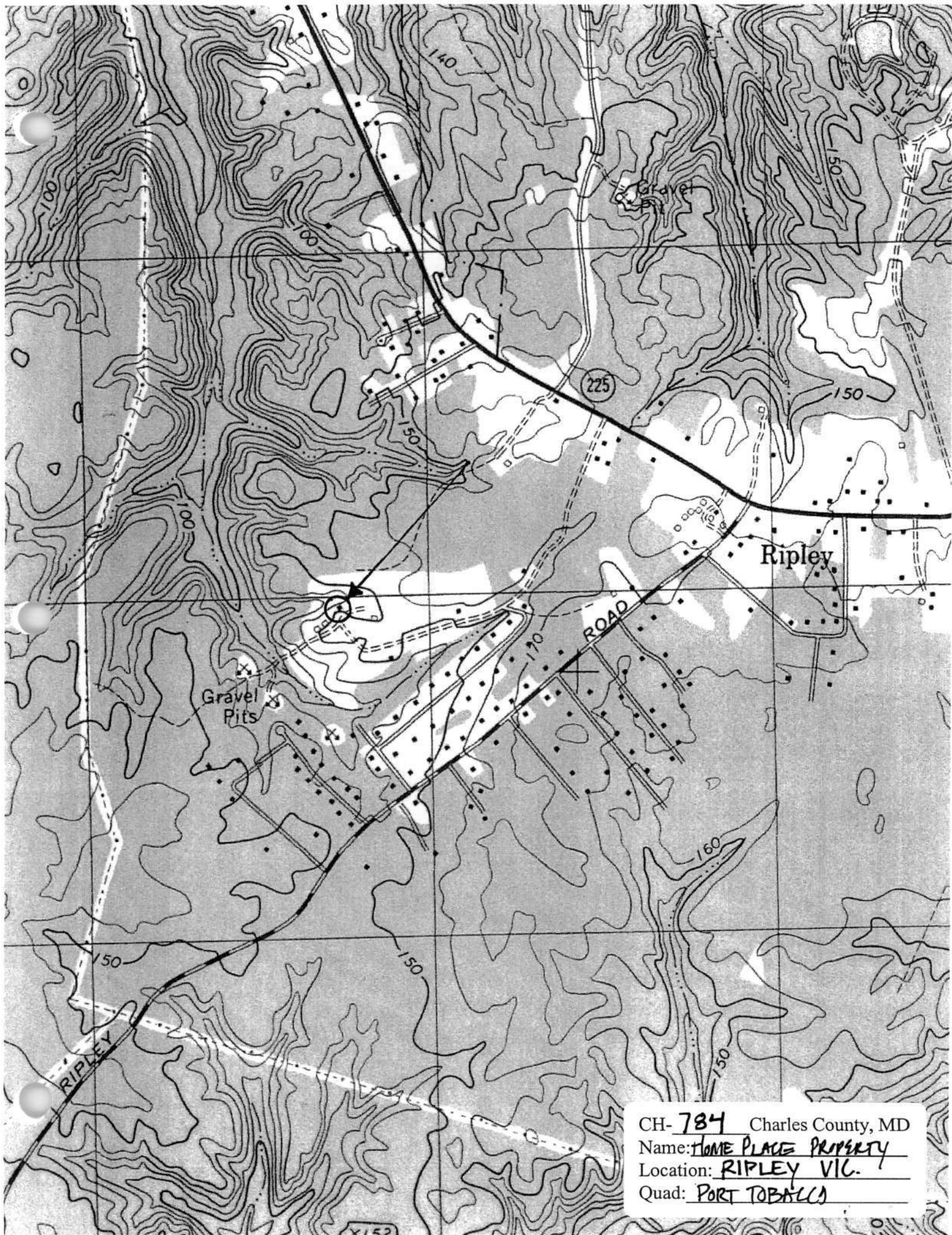
Klapthor, Margaret Brown. *The History of Charles County, Maryland*.
LaPlata, MD: Charles County Tercentenary, Inc., 1958.

Lewis, J. Frank & Company. *The Maryland Directory*. 1880. Baltimore.

Maps

Griffith, Dennis. *Map of the State of Maryland Laid down from an actual Survey of all the
principal Waters, public Roads, and Divisions of the Counties therein....* Philadelphia, PA: J.
Tallance, Engraver, June 6, 1795.

Martenet, Simon J. *Martenet's Map of Maryland and the District of Columbia*. Baltimore, MD:
Simon J. Martenet, C.E., 1865; revised 1885.



CH- 784 Charles County, MD
Name: HOME PLACE PROPERTY
Location: RIPLEY VIC.
Quad: PORT TOBACCO



CH 784

HOME PLACE PROPERTY
CHARLES CO, MD

C. HARDY

MD SAPO

9/2003

FRONT ELEVATION

1 of 2



CH-784

HOME PLACE PROPERTY

CHARLES CO, MD

C. HARDY

MD SAPO

9/2003

REAR ELEVATION

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